

MORGAN STATE UNIVERSITY

SUMMARY

Morgan State University is one of Maryland's oldest historically African-American institutions. Located in Baltimore City, its mission is to provide quality teaching, research, and service to the citizens of the State, with a special emphasis on meeting the needs of the culturally diverse and multi-racial populations found in urban centers at the local, state, and national levels. As part of the Higher Education Reorganization Act of 1988, Morgan was given independent doctorate granting authority.

Over the next ten years, Morgan State University projects its Full Time Day Equivalent (FTDE) student enrollment will increase from 5,493 to 6,497 or by 1,004 (18%). The FY 2005 - FY 2009 Capital Improvement Program provides funding for new academic space for current and future undergraduates, improvements to the campus appearance, upgrades to aging utilities, and addresses deficiencies with older academic buildings.

The projects in the capital improvement program are intended to allow the University to achieve its institutional priorities of integrating modern instructional technology into its academic programs, providing specialized learning environments for certain disciplines, and expanding its research activities.

In order to provide modern instructional space, the capital improvement program includes the completion of the new Library, a School of Hospitality Management facility, and a new Center for Built Environmental Studies. Funding is also provided to renovate the Banneker Communications Center and the Jenkins Behavioral and Social Sciences Center. Given the limited availability of surge space on the campus, the capital improvement program is sequenced so that new academic buildings will be constructed before the buildings they are intended to replace will be renovated.

CHANGES TO FY 2004 - FY 2008 CAPITAL IMPROVEMENT PROGRAM

Changes to FY 2005

Additions:

Montebello E-Wing/Power Plant/Morgue Demolition (P,C): Funds for the demolition of the E-Wing/Old Power Plant/Morgue have been included because the structures create a safety hazard on the campus.

New Campuswide Site Improvements (P,C): Funding for landscaped vehicular gateways has been included. This project was initially included in the FY 2004 budget, but was deferred by the 2003 General Assembly.

New Communications Center and Pedestrian Bridge (E): Funds for capital equipment are included in the FY 2005 budget. These funds were originally included in the FY 2004 budget, but were deferred by the 2003 General Assembly based on the project schedule.

Deletions:

New Library (E): Capital equipment funding for the new library has been deferred to FY 2006 based on the project schedule.

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CHANGES TO FY 2004 - FY 2008 CAPITAL IMPROVEMENT PROGRAM (Continued)

Campuswide Utility Upgrades (C): Construction funds for Phase II of the Utility Upgrades project have been deferred to FY 2006 based on the project schedule.

Changes to FY 2006 - FY 2008

None

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FY 2005 - FY 2009 Capital Improvement Program State-Owned Facilities

MORGAN STATE UNIVERSITY (Baltimore City) Budget Code: RM00

Northwood Shopping Center Acquisition **FY 2005 Total** **\$5,700**

Acquire the former Northwood Shopping Center site, a 9.1-acre parcel of land located at Hillen Road and Argonne Drive in Baltimore City, to be used by the University for campus development and expansion. The University is currently landlocked and the acquisition of this site will afford the University the opportunity to have space available to accommodate future academic programs and administrative space to support these studies. The FY 2005 budget includes the remainder of funds necessary to acquire the property.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	-	5,700	-	-	-	-	5,700
GF	300	-	-	-	-	-	300
TOTAL	300	5,700	-	-	-	-	6,000
<u>Use</u>							
Acquisition	300	5,700	-	-	-	-	6,000

Banneker Hall Renovation/Telecommunications Infrastructure **FY 2005 Total** **\$1,367**

Renovate Banneker Hall to house the School of Education and Urban Studies. Banneker Hall is a 65-year-old, 59,000 GSF building that originally served as the campus library. The building has never undergone a major renovation. In recent years, Banneker Hall was the home of the Communications Studies program, but because of the building configuration, it could no longer accommodate these functions and the Communication Studies program is scheduled to move into a new building. The renovation of Banneker Hall will allow the School of Education and Urban Studies to be relocated from an overcrowded Jenkins Hall. The FY 2005 budget includes funds for detailed planning of the renovation and for the relocation of the campus telecommunications hub.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	900	1,367	22,600	2,250	-	-	27,117
TOTAL	900	1,367	22,600	2,250	-	-	27,117
<u>Use</u>							
Planning	900	1,367	-	-	-	-	2,267
Construction	-	-	22,600	-	-	-	22,600
Equipment	-	-	-	2,250	-	-	2,250

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Montebello E-Wing/Old Power Plant/Morgue Demolition	FY 2005 Total	\$850
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Demolish the existing E-Wing, Old Power Plant, and Morgue that are part of the Montebello Complex. These 81-year-old buildings are severely deteriorated, asbestos filled, and create a safety hazard for the campus. A 1993 engineering report and a subsequent report in 2000 determined that renovation of these buildings was not a feasible option due to the level of deterioration and the presence of asbestos. After demolition, the area will be graded and seeded for use as part of future development of the Montebello site. The FY 2005 budget includes planning and demolition funds for the E-Wing complex.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	-	850	-	-	-	-	850
TOTAL	-	850	-	-	-	-	850
<u>Use</u>							
Planning	-	70	-	-	-	-	70
Construction	-	780	-	-	-	-	780

New Campuswide Site Improvements	FY 2005 Total	\$696
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Construct various site improvements which will eliminate safety hazards, enhance security, reduce maintenance costs, and improve the campus appearance. Project elements include new roads and walkways, improved storm drainage, new lighting, new signage, the widening and repair of the Verda Welcome Bridge, and general grading and landscaping. Individual components of the site improvement plan will be coordinated with the campus utility upgrades. The FY 2005 budget includes funds to create landscaped gateways at major and secondary intersections on the campus.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	6,285	696	3,000	2,650	-	-	12,631
TOTAL	6,285	696	3,000	2,650	-	-	12,631
<u>Use</u>							
Planning	804	59	200	-	-	-	1,063
Construction	5,481	637	2,800	2,650	-	-	11,568

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<u>New Communications Center and Pedestrian Bridge</u>	<u>FY 2005 Total</u>	<u>\$683</u>
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Construct a new 72,400 GSF building to house the Communications Studies Department, the Media Center, the Journalism and Writing programs of the College of Arts, and the WEAA radio station. The new facility will include classrooms, class labs, and offices. The current facility, Banneker Hall, was constructed in 1938 and was not designed to house modern communications functions. Ceiling heights are inadequate to accommodate much of the equipment used in media programs. The scope of the project also includes the construction of a 600-foot pedestrian bridge to connect the north campus with the main campus. The FY 2005 budget includes funds for capital equipment.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	20,178	683	-	-	-	-	20,861
TOTAL	20,178	683	-	-	-	-	20,861
<u>Use</u>							
Planning	1,764	-	-	-	-	-	1,764
Construction	18,414	-	-	-	-	-	18,414
Equipment	-	683	-	-	-	-	683

<u>Campuswide Utility Upgrades</u>	<u>FY 2005 Total</u>	<u>\$489</u>
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This project will upgrade campuswide gas, water, sewer, stormwater, steam, electric and data/telecommunications systems. The overall project will be broken down into several components with construction phased in conjunction with the campuswide site improvements. Included in the costs of this project is the replacement of individual chiller plants with district cooling plants that will provide a more cost-effective method of delivering chilled water. The FY 2005 budget includes design funding for a new chiller plant and associated piping, steam distribution, and telecommunication ductbanks in the Academic Quad.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	7,703	489	6,100	5,000	7,500	-	26,792
TOTAL	7,703	489	6,100	5,000	7,500	-	26,792
<u>Use</u>							
Planning	608	489	424	629	-	-	2,150
Construction	7,095	-	5,676	4,371	7,500	-	24,642

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New Library

Construct a new 213,000 GSF library on the site of the former Murphy Fine Arts Building. Soper Library, constructed in 1974, is no longer adequate as a library and renovation of the facility is not economically or logistically practical. Soper Library has severe water infiltration problems and the mechanical and utility systems cannot adequately support library functions. The HVAC system does not provide the cooling and humidity levels necessary to preserve special collections, and due to electrical problems, study areas have low illumination. The building is also not ADA compliant.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	50,930	-	5,250	-	-	-	56,180
TOTAL	50,930	-	5,250	-	-	-	56,180
<u>Use</u>							
Planning	4,488	-	-	-	-	-	4,488
Construction	46,442	-	-	-	-	-	46,442
Equipment	-	-	5,250	-	-	-	5,250

New Jenkins Behavioral and Social Sciences Center

Renovate the four-story Jenkins Behavioral and Social Sciences Center, constructed in 1974, to address building code violations and to increase its efficiency and functionality. The project will include the installation of a new HVAC system, new plumbing, new electrical systems, new doors, a new fire detection system and a new security system. The interior of the building will also be renovated and reconfigured to accommodate academic programs in the behavioral and social sciences. The estimated cost of this project totals \$31,000,000.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	-	-	-	800	1,550	25,200	27,550
TOTAL	-	-	-	800	1,550	25,200	27,550
<u>Use</u>							
Planning	-	-	-	800	1,550	-	2,350
Construction	-	-	-	-	-	25,200	25,200

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New Center for Built Environmental Studies

Construct a new Center for Built Environmental Studies on a site north of the Mitchell Engineering Building, adjacent to the existing parking lot. The Center will accommodate the Institute of Architecture and Planning, the Department of Civil Engineering, and the Institute for Transportation Studies. The new building will bring these three related academic units together in one building and will enable the space they will vacate to be used to accommodate growth of other academic departments. The project will include all associated site work, utilities, landscaping, parking, and roads. The estimated cost of this project totals \$35,000,000.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	-	-	-	-	1,750	2,000	3,750
TOTAL	-	-	-	-	1,750	2,000	3,750
<u>Use</u>							
Planning	-	-	-	-	1,750	2,000	3,750

New Hospitality Management Complex

Construct a new Hospitality Management Center. The complex will contain a hotel, a conference center, an administrative/academic wing to be used for instructional purposes, and associated parking. The estimated cost of this project totals \$51,000,000.

<u>Source</u>	<u>Prior Auth.</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	-	-	-	-	-	1,850	1,850
TOTAL	-	-	-	-	-	1,850	1,850
<u>Use</u>							
Planning	-	-	-	-	-	1,850	1,850

Total Program - Morgan State University

<u>Source</u>	<u>FY 2005</u>	<u>FY 2006</u>	<u>FY 2007</u>	<u>FY 2008</u>	<u>FY 2009</u>	<u>TOTAL</u>
GO Bonds	9,785	36,950	10,700	10,800	29,050	97,285